THIS INSTRUMENT PREPARED BY:
PURYEAR, NEWMAN & MORTON, PLLC
ATTORNEYS AT LAW
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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
The actual value or consideration, whichever is greater, for this transfer is $169,000.00.

Affiant

Sworn to and subscribed before me this 16 April 2013.

Notary Public

My Commission Expires: 20 MARCH 2016

LEIGH BROWN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Exhibit
Thomas W. Hagan, Jr.	8639 Sawyer Brown Road	Owner	
8639 Sawyer Brown Road			142-13-0C-122.00 CO
Nashville, TN 37221	Nashville, TN 37221		

Davidson County DEEDWARR
Recvd: 04/22/13 09:08 3 pgs
Fees:18.00 Taxes:625.30
20130422-0039486

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby expressly acknowledged, we, **Terri Engel a/k/a Terri Jean Kidwell and Charles Robert Bone, as tenants in common,** (Grantors), have bargained and sold and by these presents do hereby transfer and convey unto **Thomas W. Hagan, Jr.,** (Grantees), their successors and assigns, the following described tracts or parcel of land situated in Davidson County, Tennessee, to-wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Unit No. 8639, together with the carport designated No. 8639-C, in River Plantation, Section Eleven, Phase 3, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue , Davidson County, Tennessee , as shown on the plat of River Plantation, Section Eleven, Phase 3, Condominium Apartments, recorded in Book 9700, pages 835 and 836 , Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 10628, page 661, and annexation document of record in Book 11332 , page 184, Register's Office for Davidson County, Tennessee, and Plat Book 9700, pages 835 and 836, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Eleven, Phase 3, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 10628, page 661, and Plat in Book 9700 , pages 482, et. seq., Register's Office for Davidson County, Tennessee, as applied to Section Eleven , Phase 1A, by annexation document of record in Book 11029, page 592, and Plat Book 9700, page 694; Section Eleven, Phase 2, by annexation document of record in Book 11156, page 361, and Plat Book 9700, page 7 48; Section Eleven, Phase 3 , by annexation document of record in Book 11332, page 184, and Plat Book 9 700, page 835 ; and Section Eleven, Phase 4, by annexation document of record in Book 11432 , page 903 , and Plat Book 9700, pages 884 and 885, and Book 11684, page 675 , said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Terri Engel a/k/a Terri Jean Kidwell and Charles Robert Bone, as tenants in common, by Quitclaim Deed from Terri Engel, formerly Terri Engel Lewis and Charles B. Lewis, dated July 25, 2008, of record in Instrument No. 20081020-0104965, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tracts or parcel of land, with the appurtenances, estate,

title and interest thereto belonging to the said Grantees, their successors and assigns, forever.

And Grantors covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, subject to applicable building and zoning regulations, such state of facts as an accurate survey would disclose, and all existing highway, roadway, and utility easements which lie on the premises.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and defend the title to said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this the 15th day of April, 2013.

Terri Engel a/k/a Terri Jean Kidwell

Charles Robert Bone

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, Chelsea Leigh Brown, the undersigned, a Notary Public, in and for said State and County, **Charles Robert Bone,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this the 15th day of April, 2013.

NOTARY PUBLIC

My Commission Expires: 30MARCH2015

CHELSEA LEIGH BROWN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 30MAR15

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said State and County, **Charles Robert Bone,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that she is the **Attorney-in-Fact for Terri Engel a/k/a Terri Jean Kidwell**, and who is authorized by **Terri Engel a/k/a Terri Jean Kidwell** to execute this instrument on behalf of **Terri Engel a/k/a Terri Jean Kidwell.**

WITNESS my hand and official seal at Franklin, Tennessee, this the 15th day of April, 2013.

NOTARY PUBLIC

My Commission Expires: 30MARCH2015

CHELSEA LEIGH BROWN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 30MAR15

True Copy Certification

I, Charles E. Morton IV, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Chelsea Leigh Brown, a notary public for this county and state, Charles E. Morton IV, who acknowledges that this certification of an electronic document is true and correct, and whose signature I have witnessed.

Notary's Signature
My Commission Expires: 30 March 2015
Notary Seal (if on paper)

CHELSEA LEIGH BROWN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 30 MAR 15